



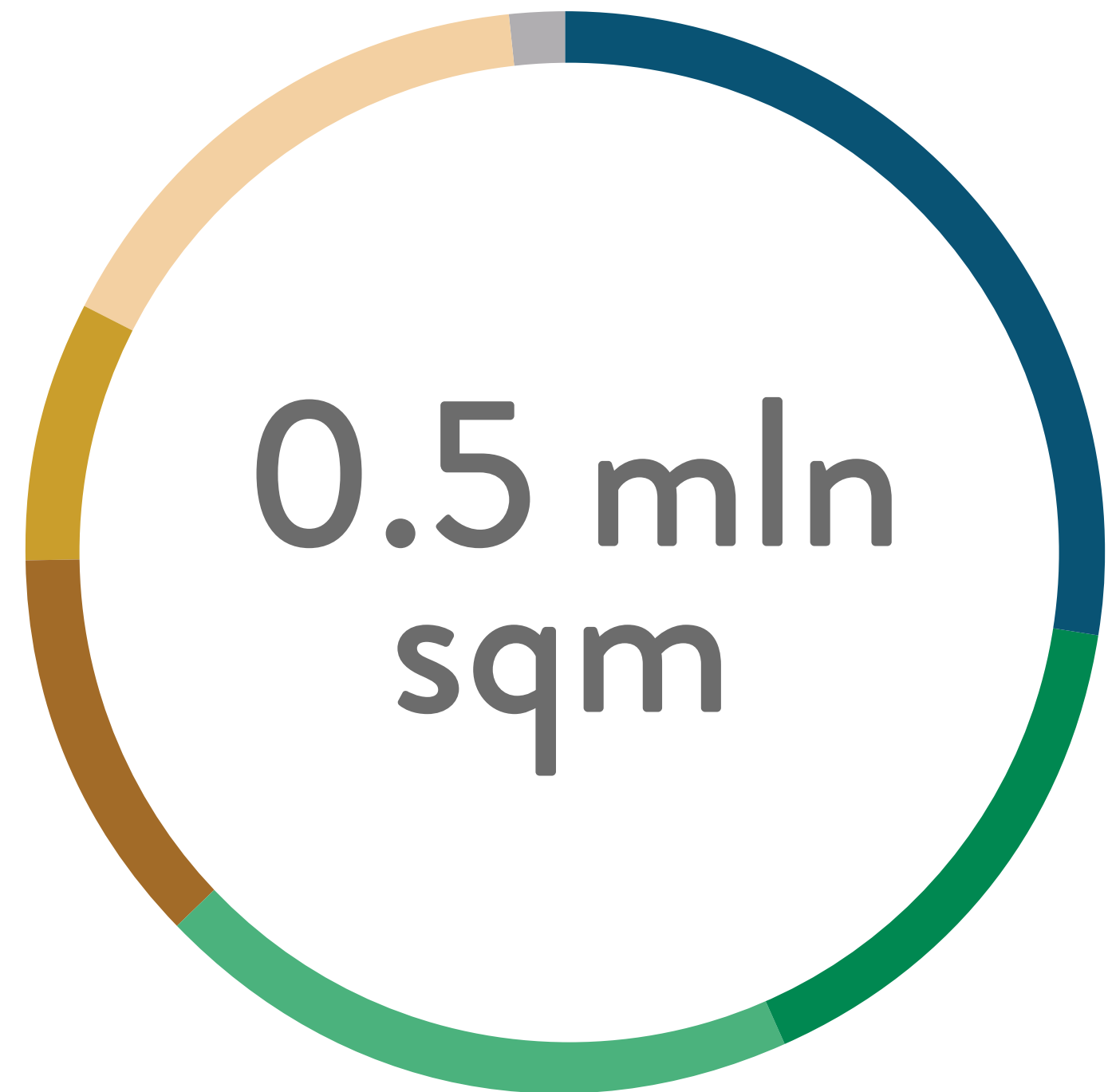
CARBON TOWER

Creating
a better place
for **business.**

About

Who we are.
Investors
experience.

CAVATINA GROUP IS ONE OF THE LEADERS IN THE COMMERCIAL REAL ESTATE MARKET

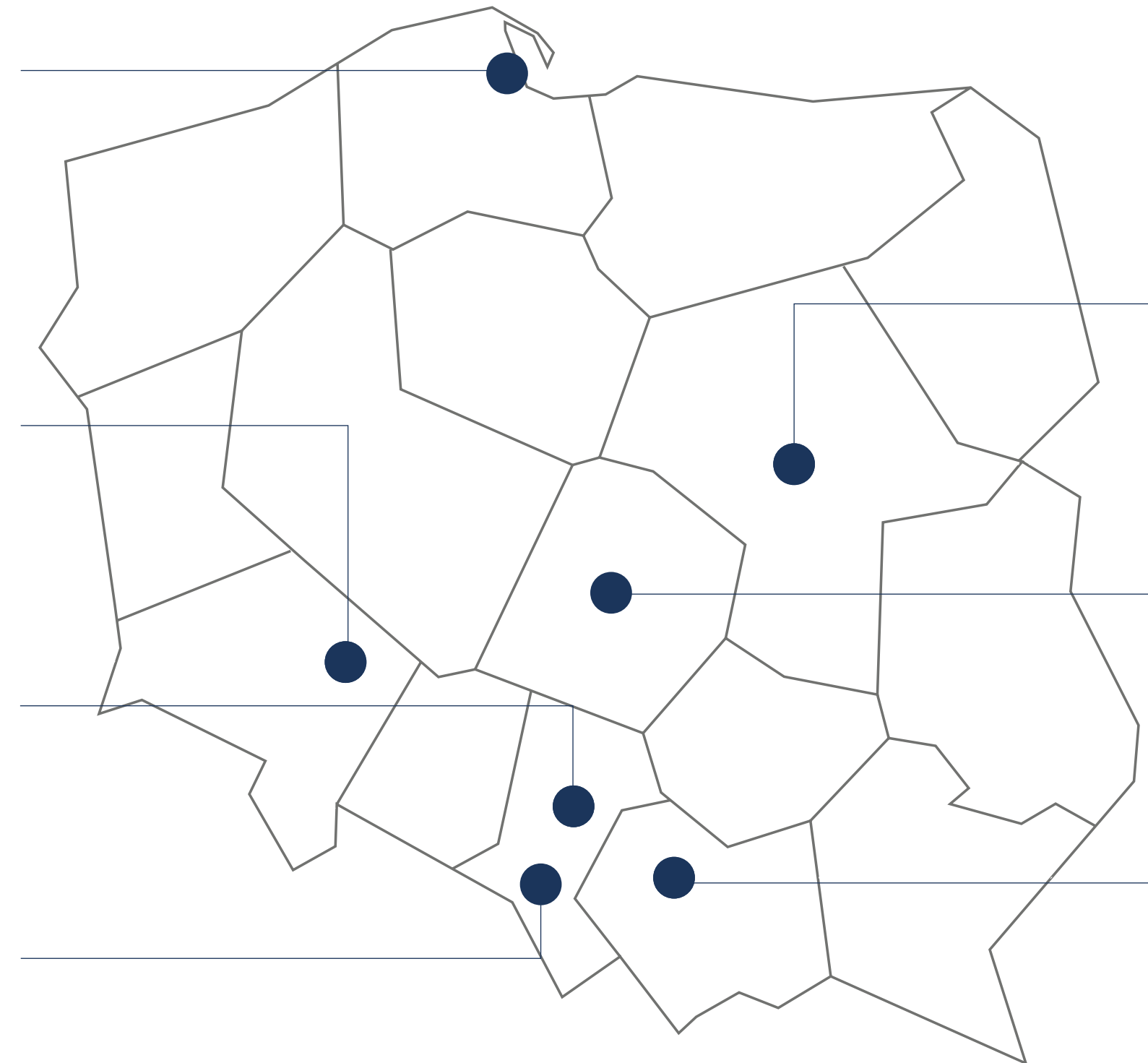


TRICITY
23 800 SQ M
COMPLETED + UNDER CONSTRUCTION
60 100 SQ M
FORTHCOMING

WROCLAW
28 400 SQ M
COMPLETED + UNDER CONSTRUCTION
172 000 SQ M
FORTHCOMING

KATOWICE
30 700 SQ M
COMPLETED + UNDER CONSTRUCTION
124 400 SQ M
FORTHCOMING

BIELSKO-BIALA
11 390 SQ M
UNDER CONSTRUCTION



WARSAW
25 150 SQ M
COMPLETED + UNDER CONSTRUCTION
157 000 SQ M
FORTHCOMING

ŁODZ
32 000 SQ M
COMPLETED + UNDER CONSTRUCTION
23 000 SQ M
FORTHCOMING

CRACOW
83 050 SQ M
COMPLETED + UNDER CONSTRUCTION
218 000 SQ M
FORTHCOMING



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Acquisition & Leasing Department



Architecture Design Department



Fit-out & Interior Design Department

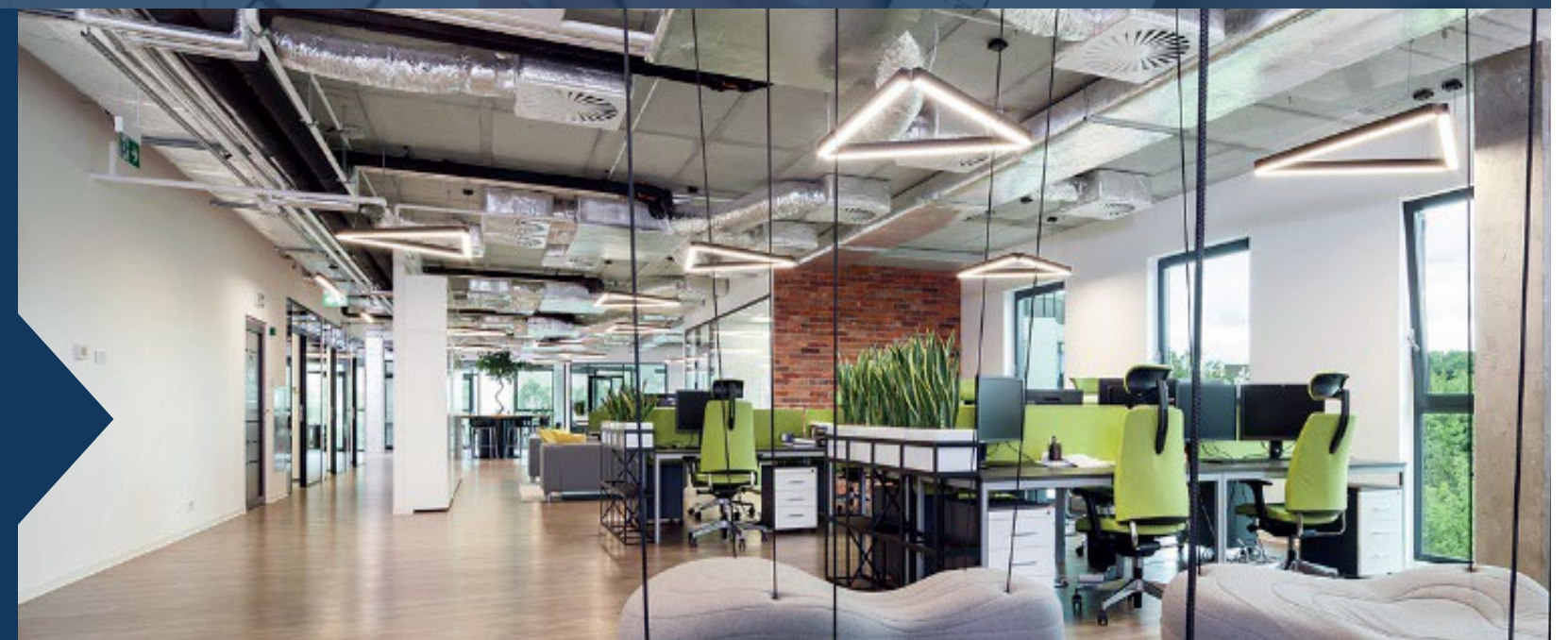


General Contracting Department

OUR MARKET ADVANTAGE



IN-HOUSE COMPETENCES



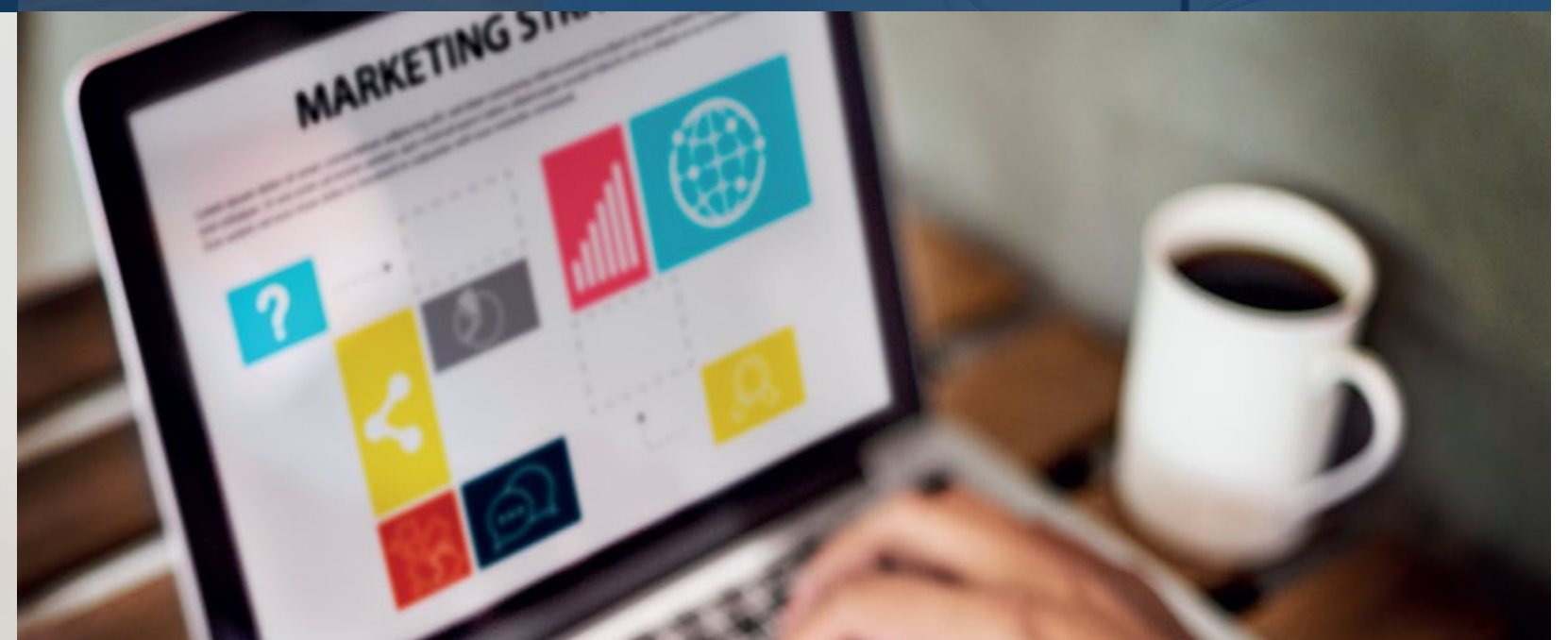
General Fit-out Department



Legal Administration Department



Technical Support Department



Marketing Department



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Building technical specification

Dynamically developing
part of the city of Wrocław

Modern design

Panoramic 360° view



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 Total GLA BOMA: 19.128 m²

 Typical floor size GLA: 1.535 m²

 Office levels: 12

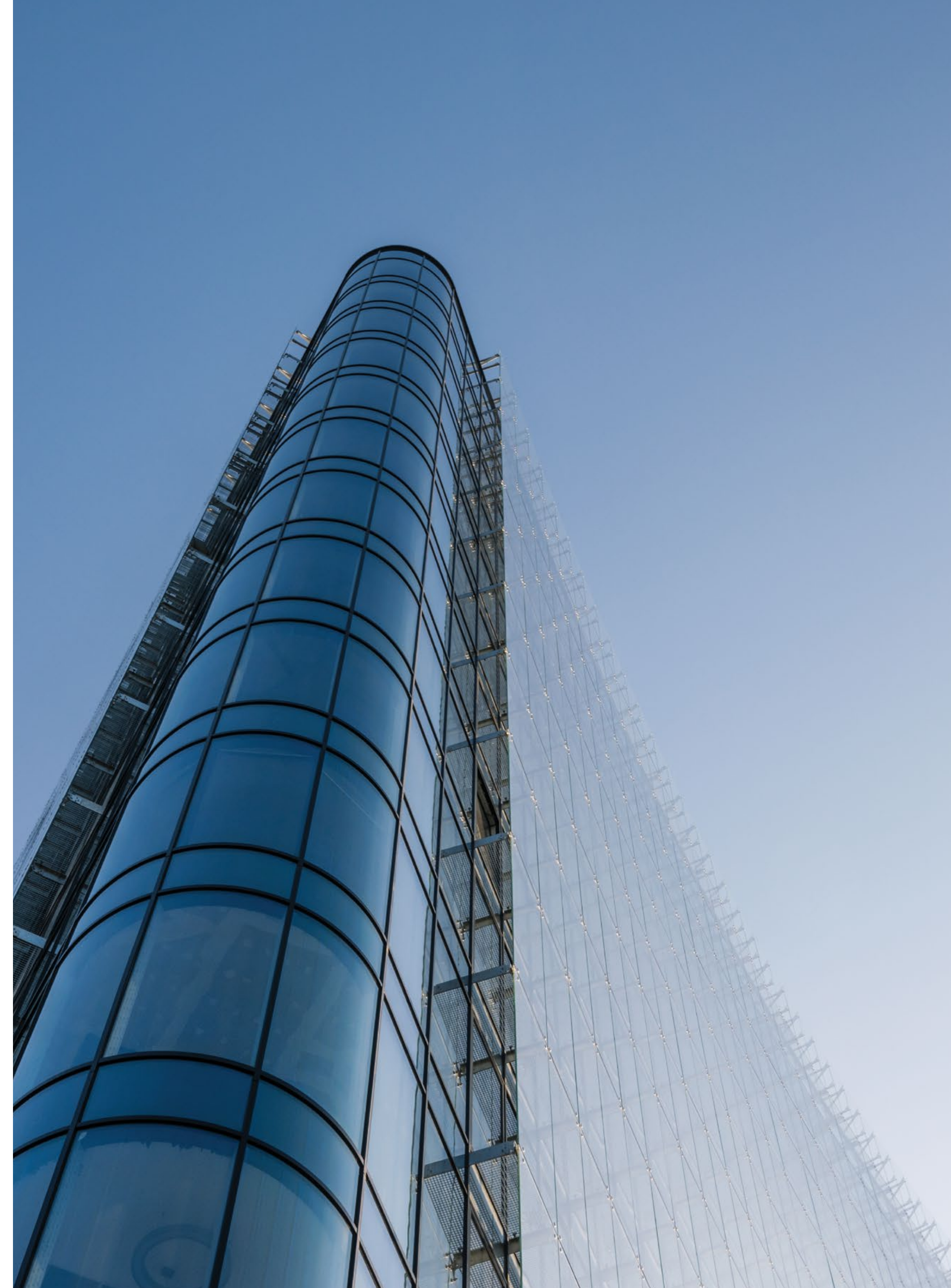
 Parking levels: 4

 Parking lots: 369

 Elevators: 6

 Slab to slab height: 3.61 m

 Clear height: 2.8 m



Lobby



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Lobby



CARBON
TOWER

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Localization

The Carbon Tower is located in the West Business Area in Wrocław.




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WROCLAW'S PUBLIC UNIVERSITIES,
PRIVATE UNIVERSITIES, SCHOOLS
AND STUDENT HOUSES:



Carbon Tower

- 01 Wrocław University of Applied Computer Science HORYZONT
- 02 University of Information Technology and Management COPERNICUS
- 03 The College of Artistic and Management Crafts in Wrocław
- 04 Higher School of Philology in Wrocław
- 05 Non-public Higher Medical School in Wrocław
- 06 Academy of Physical Education in Wrocław
- 07 University Education in Sport in Warsaw
- 08 SWPS Humanities and Social University
- 09 University of Law
- 10 Pontifical Faculty of Theology in Wrocław
- 11 Evangelical College of Theology in Wrocław
- 12 University of Wrocław
- 13 Academy of Music Karol Lipiński in Wrocław
- 14 Academy of Theater Arts Stanisław Wyspiański
- 15 University of Humanities in Wrocław
- 16 University of Lower Silesia
- 17 College of Banking in Wrocław
- 18 Academy of Fine Arts Eugeniusz Gepperta in Wrocław
- 19 Medical University Piastów Śląskich in Wrocław
- 20 Wrocław University of Technology
- 21 College of Physiotherapy in Wrocław
- 22 College of Education Management in Wrocław
- 23 University of Business in Wrocław
- 24 University of Economics in Wrocław
- 25 SWPS Humanities and Social University
- 26 Nature university in Wrocław
- 27 Academy of Land Forces in Wrocław
-  Student houses

Public transport

MAGNOLIA
PARK

MIKOŁAJÓW
TRAIN STATION

SZCZEPIN

DŁUGA

NADODRZE

ZACHODNIA

LEGNICKA

3, 10, 20, 23, 31, 32, 33

STRZEGOMSKA

23, 33

ROBOTNICZA

FABRYCZNA

centrum konferencyjne wpp

106, 107, 109, 132, 142
148, 149, 206, 249, 609

ROBOTNICZA

132, 142, 243, 253

BRANIBORSKA

NEW TRAM LINE

HASTA LA VISTA

A2
CENTRUM
KONCERTOWE

PIŁSUDSKIEGO

GRABISZYŃSKA

NOWY ŚWIAT

MAIN SQUARE
& OLD TOWN

KAZIMIERZA
WIELKIEGO

MAIN TRAIN
STATION

Aerial view



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TOWER

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Local amenities

A dynamic location with
extra possibilities & options

- + CLASS "A" ICONIC OFFICE BUILDING
WITH DOUBLE-SKIN FACADES
- + COMFORTABLE LOBBY AREA WITH RECEPTION,
ACCESS CONTROL & 24H SECURITY SERVICE
- + COMPLETE FIT-OUT, INTERIOR DESIGN
& BRANDING - IN-HOUSE COST-FREE SERVICES
- + DOUBLE POWER SUPPLY SYSTEM
PROVIDING STABLE WORKING ENVIRONMENT
- + SYNERGY & CARE FOR ENVIRONMENT
BREEAM CERTIFICATION
- + 372 PARKING SPACES
- + LOCKERROOMS AND SHOWERS
FOR BIKERS
- + EXCELLENT LOCATION WITH OUTSTANDING
PUBLIC TRANSPORTATION CONNECTIONS
- + MIKOLAJOW TRAIN STATION - 5 MINUTES
- + WROCLAW MAIN TRAIN STATION - 15 MINUTES
- + HIGHWAY A4, A8
EXPRESSWAY S8 - 10 MINUTES

- + WROCLAW INTERNATIONAL
AIRPORT - 15 MINUTES
- + REGIONAL SHOPPING CENTER
MAGNOLIA PARK - 5 MINUTES
- + IN BUILDING CANTEEN AND KINDERGARTEN
- + HASTA LA VISTA SPORTS HALL - 5 MINUTES
FITNESS ACADEMY - 12 MINUTES
- + FITNESS ACADEMY - 10 MINUTES
- + MEDICOVER CLINIC - 5 MINUTES
DOLMED CLINIC - 5 MINUTES
- + PHARMACY - 5 MINUTES
- + LOCAL SHOPS:
LIDL - 10 MINUTES
BIEDRONKA - 12 MINUTES
MAGNOLIA PARK - 12 MINUTES
DOMAR - 15 MINUTES
- + LOCAL BAR & RESTAURANT'S - 5 MINUTES RADIUS:
SUSHI BAR
MI LULO PASTA & COFFEE



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Typical floor plan

14 floor

-

Total GLA

1.535 m²

-

1 tenant

148 workstations



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BREEAM Certification

Highest eco standards

SYNERGY & CARE FOR THE ENVIRONMENT BREEAM®

KEY FEATURES

Design and materials used in the façade reducing solar gain and heat losses.

Environmental management during construction period.

Provision of heating and cooling comfort for tenants.

Air handling units equipped with heat recovery systems

Energy saving lighting. Low light pollution.

GREEN AREAS & COMMON SPACES

Very good - Breeam Certification.

BREEAM®



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Contact



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